

ATTACHMENT B - Legal Description

Current Deed of Record

RECORDED IN Deed BOOK  
NO. 319 PAGE \_\_\_\_\_

**DEED OF GIFT**

This DEED OF GIFT made and entered into this 9<sup>th</sup> day of December, 1998,  
by and between James Monroe Hall and wife, Judy C. Hall, 5515 Bay Landing Circle,  
Indianapolis, Marion County, Indiana 46254, parties of the first part, and Commonwealth  
of Kentucky for the use and benefit of The University of Kentucky College of Agriculture,  
University of Kentucky, 100 Administration Drive, University of Kentucky, Lexington,  
Fayette County, Kentucky 40506, party of the second part.

WITNESSETH: That for no monetary consideration, but as a GIFT, the parties of  
the first part do hereby give, grant, and convey unto the party of the second part,  
Commonwealth of Kentucky for the use and benefit of The University of Kentucky College  
of Agriculture, its successors and assigns forever in fee simple, the following described  
real property situated in Logan County, Kentucky, more particularly described as follows,  
to wit:

**DESCRIPTION:**  
A certain parcel of land located in Logan County, Kentucky, situated on the  
west side of the Quarry Road and north of the L & N Railroad, north of U.S.  
Highway 68 east of Auburn, and further described from a survey made by  
Coleman and Sloan, Land Surveyors, as follows:

Beginning at a point where the north right of way line of the L & N Railroad  
intersects the center line of Black Lick Creek; thence with the center of said  
creek, the following calls: N 28° 18' W 475.86 feet, N 14° 02' W 190.74  
feet, S 81° 28' W 133.30 feet, N 21° 48' W 71.30 feet, N 02° 52' E 198.00  
feet, N 39° 48' W 128.70 feet, N 14° 56' E 102.30 feet, North 264.00 feet,  
N 43° 36' W 191.40 feet, N 14° 02' E 81.84 feet, and N 04° 27' W 343.00  
feet; thence leaving the creek, N 04° 27' W 252.98 feet to a point in the  
creek and N 02° 26' W 310.20 feet to a point in the center of same; thence  
along the center of said creek the following calls: N 21° 48' W 141.90 feet,  
N 09° 28' E 200.64 feet, N 36° 52' E 330.00 feet, N 16° 42' W 275.88  
feet, N 04° 46' E 159.06 feet, N 35° 39' W 373.56 feet, N 33° 01' E  
157.74 feet, S 87° 08' E 132.00 feet, and N 42° 43' E 139.92 feet, to  
a point in the center of said creek, a corner to Kathrine Woodward; thence  
with Woodward's line, S 62° 04' E 767.74 feet, to a stake; a new corner to  
Hall, et al, in said line; thence on a new line with Hall, et al, the following  
calls: S 12° 10' E 176.69 feet, S 05° 28' W 229.56 feet, S 04° 53' E  
388.03 feet, S 41° 04' E 385.00 feet, S 68° 04' E 151.81 feet, S 82° 55'  
E 237.88 feet, S 84° 46' E 980.87 feet, S 00° 17' E 1499.01 feet, S 88°  
18' E 140.83 feet, N 88° 43' E 1017.03 feet, S 02° 48' E 63.41 feet N 89°  
33' E 192.96 feet to a post on the west side of the Quarry Road; thence  
with the west side of the Road S 00° 50' E 21.00 feet to a post, a new  
corner to Hall, et al; thence on a new line with Hall, et al, the following calls:  
S 86° 52' W 284.67 feet, S 85° 38' W 112.20 feet, S 88° 43' W 803.68

Most likely  
part of  
James L. Hall

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feet, and S 05° 27' E 383.29 feet to a Hackberry tree in the North right of way of the L & N Railroad, a new corner to same; thence with said right of way S 80° 19' W 2120.75 feet to the beginning, containing 158.558 acres.

Also there is granted an easement across the driveway built from the old Quarry Road to the house of David and Kathryn Hall as a means of ingress and egress to the above-described property with the express limitation there shall be a load limit of 18,000 pounds placed on the use of the road if the road is ever asphalted or any hard surface is ever placed on the road.

There is excepted from the above-described property the following which was conveyed unto the Commonwealth of Kentucky by Monroe Hall, Jr., et al, by Deed dated January 28, 1991, and shown of record in Deed Book 270, Page 501, in the office of the Logan County Court Clerk and more particularly described as follows:

Parcel No. 533

Beginning at a point 131.89 feet right of US 68 station 646+25.76, thence North 43 degrees 23 minutes 36 seconds West 55.69 feet to a point 92.10 feet right of US 68 station 645+86.80, thence North 12 degrees 38 minutes 30 seconds West, 41.98 feet to a point 51.30 feet right of US 68 station 645+76.90, thence North 23 degrees 01 minutes 29 seconds East, 56.53 feet to a point 1.10 feet left of US 68 station 645+98.10, thence North 0 degrees 59 minutes 51 seconds East, 100.20 feet to a point 101.30 feet left of US 68 station 645+98.10, thence South 86 degrees 20 minutes 01 seconds West, 76.25 feet to a point 95.10 feet left of US 68 station 645+22.10, thence North 70 degrees 58 minutes 26 seconds West, 66.88 feet to a point 115.80 feet left of US 68 station 644+58.50, thence North 45 degrees 40 minutes 02 seconds West, 38.71 feet to a point 142.36 feet left of US 68 station 644.30.35, thence South 85 degrees 28 minutes 52 seconds East, 198.53 feet to a point 130.17 feet left of US 68 station 646+28.50, thence South 86 degrees 36 minutes 02 seconds East 672.09 feet to a point 102.00 feet left of US 68 station 653+00.00, thence North 86 degrees 59 minutes 36 seconds East, 400.98 feet to a point 130.00 feet left of US 68 station 657+00.00, thence South 87 degrees 29 minutes 43 seconds East, 950.33 feet to a point 105.00 feet left of US 68 station 666+55.00, thence North 89 degrees 22 minutes 28 seconds East, 443.00 feet to a point 117.55 feet left of US 68 station 670+92.82, thence South 1 degrees 22 minutes 25 seconds West, 247.07 feet to a point 129.52 feet right of US 68 station 670+91.20, thence North 89 degrees 40 minutes 36 seconds West, 41.20 feet to a point 130.00 feet right of US 68 station 670+50.00, thence North 85 degrees 49 minutes 22 seconds West 450.69 feet to a point 105.00 right of US 68 station 666+00.00, thence South 88 degrees 16 minutes 16 seconds West, 525.59 feet to a point 130.00 feet right of US 68 station 660+75.00, thence North 87 degrees 53 minutes 22 seconds West 725.14 feet to a point 115.91 feet right of US 68 station 653+50.00, thence South 89 degrees 44 minutes 01 seconds West, 724.42 feet to the beginning.

The above described parcel contains 13.723 acres (597,786 sq. ft.).

The above-described property is also subject to permanent easements to Commonwealth of Kentucky as set out in said deed.

There is further excepted the following tract of real estate conveyed unto David Hall by Judy C. Hall, Trustee, by DEED dated October 10, 1998, and shown of record in Deed Book 318, Page 080 in the office of the Clerk of the Logan County Court and described as follows:

A tract of land in Logan County, Kentucky located approximately 0.5 miles northeast of Auburn, Kentucky on the south margin of the new highway 68/80 and being further described according to a survey dated September 18, 1998 by C. A. Coleman, Jr. Kentucky Registered Land Surveyor No. 1895.

Beginning at a existing corner post on the west margin of Quarry Road the original northeast corner to a 8.466 acre tract conveyed to David and Kathryn Hall in Deed Book 236, Page 351 Office of the County Court Clerk of Logan County, Kentucky; thence in a westwardly direction with the north boundary of the said 8.446 acre tract three calls; S 84 deg. 14 min. 26 sec. W 303.53 feet to a railroad spike in a gravel road. S 84 deg. 15 min. 30 sec. W 112.20 feet to a set iron pin with cap no. 1895. N 89 deg. 39 min. 30 sec. W 803.68 feet to a set iron pin with cap no. 1895; thence S 03 deg. 49 min. 30 sec. E 383.69 feet with the west boundary of the said 8.446 acre tract to a 18 inch Hackberry tree on the north margin of the R. J. Corman Railroad; thence S 81 deg 56 min. 30 sec. W 1380.05 feet with the north right-of-way line of the R. J. Corman Railroad to a set iron pin with cap no. 1895, a new corner to the property conveyed to Judy C. Hall, trustee in Deed Book 305, Page 447 Office of the County Court Clerk of Logan County; thence N 03 deg. 38 min. 51 sec. W 1289.35 feet with a new division line to a set iron pin and cap on the south margin of the new highway 68/80; thence in a easterly direction four calls with the south margin of said highway; S 87 deg. 53 min. 23 sec. E 261.63 feet to a set iron pin with cap no.1895. N 88 deg. 16 min. 16 sec. 525.59 feet to a existing two inch metal fence post. S 85 deg. 49 min. 22 sec. E 450.69 feet to a chiseled cross in the concrete base of a fence post, thence S 89 deg. 40 min. 36 sec. E 72.44 feet to a set iron pin and cap no. 1895; thence S 01 deg. 30 min. 04 sec. W 552.45 feet with the west line of a 169.351 acre tract conveyed to David and Kathryn Hall in Deed Book 236, Page 351 Office of the said County Court Clerk, to a set iron pin with cap no. 1895; thence in a easterly direction five calls with the south line of the said 169.351 acre tract; S 86 deg 30 min. 57 sec. E 140.83 feet to a set iron pin with cap no. 1895. S 89 deg. 29 min. 57 sec. E 1017.03 feet to a existing fence post. S 02 deg. 59 min. 48 sec. E 65.42 feet to a existing fence post. N 88 deg. 52 min. 56 sec. E 184.11 feet to a set iron pin on the west margin of Quarry Road, thence S 03 deg. 27 min. 24 sec. E 21.00 feet to the point of beginning containing 39.142 acres.

**SOURCE OF TITLE:**

Being the same property conveyed from Judy C. Hall, Trustee of the Judy C. Hall Revocable Living Trust to James Monroe Hall and wife, Judy C. Hall, by DEED dated October 19, 1998, recorded in Deed Book 318, Page 460, in the Office of the Logan County Court Clerk.

Ad valorem taxes for 1998 shall be paid by the parties of the first part.

Possession of the property conveyed hereby shall be given with delivery of this DEED OF GIFT.

TO HAVE AND TO HOLD the above described property unto the party of the second part, Commonwealth of Kentucky for the use and benefit of The University of Kentucky College of Agriculture, its successors and assigns forever in fee simple, with COVENANT OF GENERAL WARRANTY releasing all rights of EVERY KIND AND CHARACTER.